

CITY OF SOUTH AMBOY
PLANNING BOARD
REGULAR MEETING/MINUTES
JULY 22, 2015

Members present: Michael Wilday, Mayor Henry, Richard Moran, Peggy Scarillo, Robert Paulukiewicz, Darcy McCabe-Brew, Holly Hughes, Mary Szaro

Members absent: Thomas Kelly, Councilwoman Noble, Francis Mulvey, Frank Milatta

Also present: Angelo Valetutto, P.P., Jason Valetutto, P.P., Andrew Brewer, Esq.

Meeting was called to order followed by the salute to the Flag.

Chairman Wilday stated adequate notice of this meeting has been provided under "The Open Public Meeting Act" by advertisement.

Roll call was taken at this time.

Motion by Richard Moran, seconded by Robert Paulukiewicz to accept the Minutes of the June 24, 2015 meeting. Motion carried 6-0, 2 abstentions.

Completeness Committee

Completeness Committee member Richard Moran stated there are no new applications before the Committee this evening.

Jess & Joni Cohen – Application # 359-15

This application was withdrawn without prejudice per correspondence from the applicant's attorney dated July 27, 2015.

Amboy Realty LLC – Application # 361-15

The hearing for this application was carried to the next meeting on August 26 at 7 p.m.

Reliance Property of South Amboy – Application # 360-15

Transcript attached.

Motion by Peggy Scarillo, seconded by Richard Moran to close the public portion of this application. Motion carried 7-0.

Following testimony, Chairman Wilday called for a brief recess. Roll call was taken to commence meeting.

Motion by Peggy Scarillo, seconded by Richard Moran to vote on the application subject to the conditions set forth in correspondence from AJV Engineering of July 13, 2015 and subject to the conditions set forth in this meeting. Motion carried 5-2.

Southeast Sayreville Development Corporation – Application # 349-14

Transcript attached.

The hearing for this application was continued to the next meeting on August 26, 2015 at 7 p.m.

Chairman Wilday opened the meeting to the public.

Jeff Moskal of 224 Raritan Street was sworn in. Mr. Moskal referenced Capitol Ornamental Pavers and testimony from December 28, 2005 and which he said stated they were not going to be working 24 hours per day on that property per pages 46 – 48 of the transcript where Mr. Grossman indicated that work would stop at 5 p.m. and 4:30 machines would stop for cleanup to begin. He further referenced Resolution number 288-05 from January 25, 2006.

Mr. Valetutto informed Mr. Moskal that if he believed that actions were taking place beyond the scope of what is approved that he would have to speak with Mr. Jim Riehl in Code Enforcement. The Planning Board is not an enforcement body and does not have jurisdiction. Mr. Wilday continued saying that Mr. Moskal also could come forward to challenge the new application when it was submitted and heard at a future meeting.

Mr. Moskal then referenced the use of the gates on Raritan Street where prior resolutions indicated that the gates were to be used for emergency access only. Mr. Moskal referred to a letter from Mr. Valetutto approving the use of the gate due to hardship because of the island that was constructed in front of the Main Street entrance. Mr. Wilday again informed Mr. Moskal that this information was better applied at the time of the hearing for the new application from Cambridge Pavers at a future date.

Motion by Peggy Scarillo, seconded by Richard Moran to close the public portion of the meeting. Motion carried 8-0.

Motion by Peggy Scarillo, seconded by Richard Moran to adjourn. All in favor.

Stacey Kennedy